

**APPARATUS AND METHODS FOR SEALING VOIDS
IN A SUBTERRANEAN FORMATION**

ABSTRACT OF THE DISCLOSURE

The present invention is directed to downhole tools that include an outer tubing disposed around an inner tubing for placement of a sealant mixture into a void in a subterranean formation and associated methods of use. Furthermore, the present invention is directed to a method of preparing a cement composition, which includes mixing a first cementitious component and an aqueous-based fluid in a first mixer to form an intermediate cement composition, and mixing the intermediate cement composition and a second cementitious component in a second mixer to form the cement composition.